



sonhe

• VAGATOR •

PREMIUM GOAN VILLAS

Signifying true luxury...



We have a commitment to providing eco-friendly dwellings in a safe and healthy environment. Our intention is to select a site that has strong context and calm surroundings with pleasant dwellings. The facade is defined by a lot of fenestrations and balconies that take advantage of the life and view of the street. At 'Sonhe Vagator' every inch space is designed after indulgent planning. Rooms, Entrances, and Balconies are designed with a playful liveliness that allows free flow of breeze giving 100% customer satisfaction.





Attention to details...

We at Sonhe Vagator recognize your requirements and help you in providing a high level of specifications to achieve our client's desire for an ideal home. We work with specialists on customizable homes and designs where the clients, suppliers, and contractors work together to fulfil the requirements of the client's selected choices on optional extras.



Quality, style and exclusivity...

The exclusive concept of villas has been sympathetically designed to blend perfectly with the local architecture with pleasing sophistication and styles. These exclusive beautiful villas cover many splendid and stunning features and offer true luxurious living without any compromise.



Breathing life in spaces...

The design of 'Sonhe Vagator' is conceptualized by the best team of architects, who have taken care of the design and its functionality to suit the dweller's experience. The selected location gives our clients the best chance to experience the prime and most beautiful landmarks nearby.

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AMENITIES

6 Beds

7 Indoor Showers

6 Terrace Balconies

1 Swimming Pool

1 Car Park

1 Outdoor Shower

1 Gym

6.0 METER
WIDE ROAD



SITEPLAN

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Specifications...



FLOORING:

Living & Dining / Family - Italian Marble / Marble.
Kitchen and utility - Vitrified Tiles and Ceramic tiles for Dado up to 2'0" height above kitchen counter.
Bedrooms - Vitrified tiles.
Internal Staircase - Marble/ Natural Stone.
Bathrooms - Anti- skid ceramic tile with Dado up to ceiling height. Marble counters.
Balcony, Sit out and Terraces - Ceramic tiles/Natural stone.
Deck - Wpc/ Natural stone.



KITCHEN & UTILITY:

Granite counter top, stainless steel sink, Provision for water purifier.



PAINTING:

Internal- Emulsion paint for ceiling and walls.
External- Weather proof paint.

HVAC:

Provision for Split air- conditioning system in Bedrooms, Living and Dining rooms.



DOORS & WINDOWS:

Entrance Door - Polished teak wood frame and shutter.
Internal Doors - Sal wood frame with flush shutter and natural veneer finish on both sides.
Bathroom doors - Sal wood frame with flush shutter and natural veneer finish one one side and laminate - finish on other side.
Glazed Aluminum Windows with powder coating finish.
Sal wood frame with shutters having clear glass.



SECURITY:

Provision for video door phone, CCTV for main entry.



BACKUP AND GENERATOR:

Provision for invertor/Emergency backup.



COMMUNICATION:

Provisions for Telephone points in bedrooms and living rooms, Cable connection in all bedrooms, living.



STRUCTURE:

Quake resistant RCC Framed structure of minimum M-20 Grade concrete.



WALLS:

External Masonry in laterite stones.
Internal masonry in brick work.
External plaster - two coats cement plaster.
Internal plaster - one coat of cement plaster and 2nd coat in POP.
Anti-Termite proofing at the plinth level.



RAILING:

M.S railing for balconies and staircases.



BATHROOM:

Superior make water- closets, wash basins with premium quality basin mixers, shower heads,and hand shower (Kohler, Jaquar).
Glass doors/ partition for shower areas. Bath-tub for master bedroom.



ELECTRICAL:

Concealed wiring with PVC insulated copper wires and modular switches (legrand or equivalent Provisions for water purifier).



ROOF FINISH:

Sloping roof of the structure will be covered with shingles as per design.



PLUMBING:

Internal plumbing will be concealed with UPVC and CPVC.



POOL:

Individual Pool with filtration system as per design.



SITE/ EXTERNAL WORKS:

External areas of the villa will have selected landscape,building lighting and paved driveway. Compound wall / Picket fence and gate to be provided,
selcted areas to have hard -scaping .

Location advantage...

Nestled in the lush green hamlet of Vagator, surrounded by fields on either side, located in the beach belt of Bardez and having close proximity to Vagator, Chapora, and Anjuna beaches. With famous tourist spots including The Chapora Fort, Terra Conscious, and renowned Eateries like Tittlie Goa, Casa Playa, Purple Martini at a distance of just 3km from Vagator. This exclusive project will add a luxurious lifestyle to you. A perfect project for the rich and the famous.

🌊 Vagator Beach - 3.8 kms

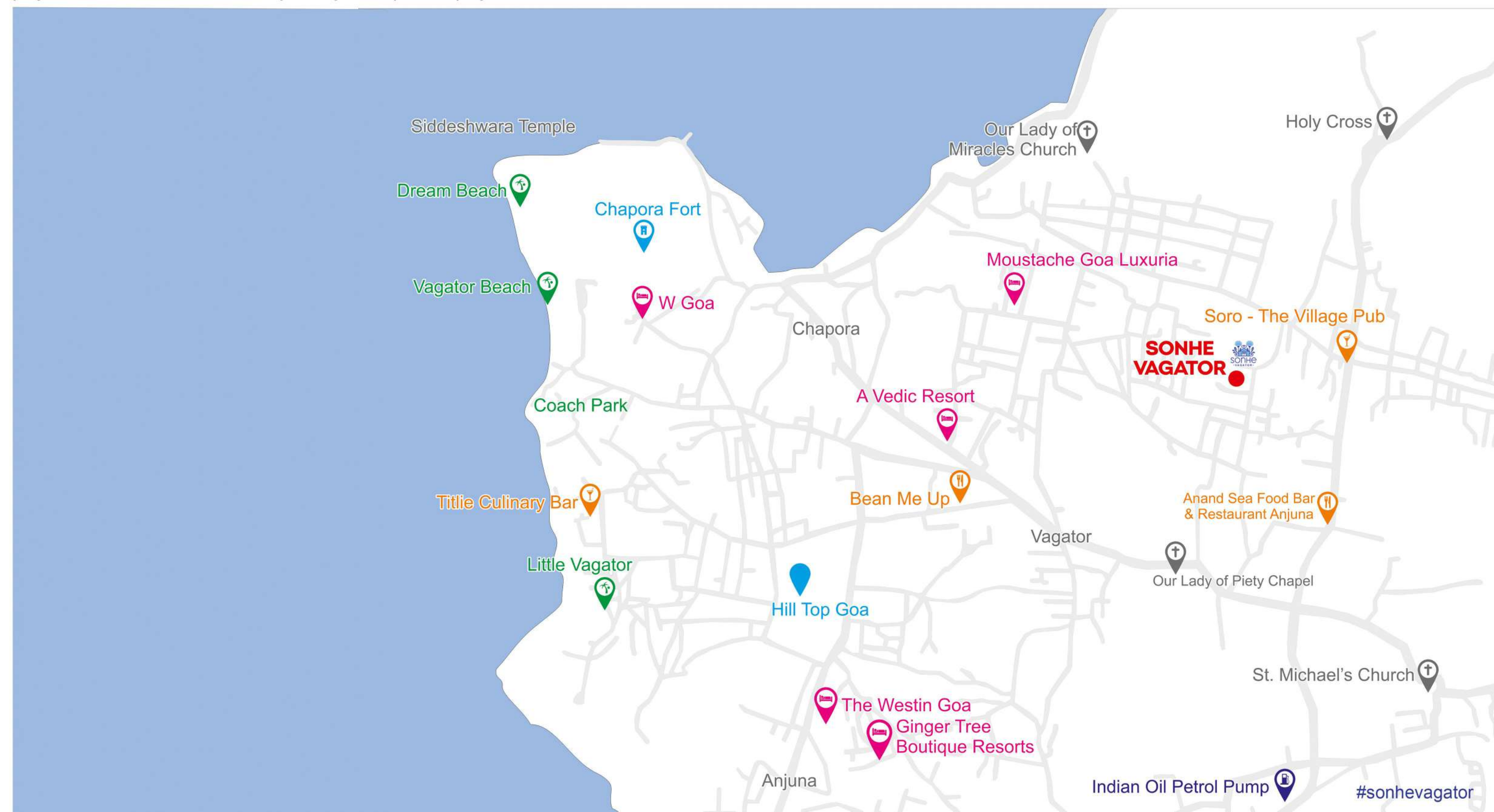
🌊 Chapora Beach - 3.2 kms

🌊 Anjuna Beach - 5.1 kms

🌊 Soro, Assagao - 800 mtrs

🌊 Proposed Mopa Airport - 27kms

🌊 Goa international Airport - 45kms





A VENTURE BY JAI BHUVAN

At Sonhe Vagator, we want to do things differently. We want to **Change the Game, Create an Impact & Leave the finest impression**, by building dream homes that inspire great life. But more importantly, we want to conceptualize a process with context that has an unmatched experience.

Launched in 2022, Sonhe Vagator, aims to become a global leader in the luxury Villa segment. Built on the pillars of **exclusivity, comfort, and integrity**. We at Sonhe Vagator believe that we can accomplish this goal by staying true to these defining principles. We also realize that it takes more than the precept to make an impactful difference & make a great relationship. That is why when you become part of the Sonhe Vagator, you become a part of the family.

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